

013.0

0006

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

884,300 / 884,300

USE VALUE:

884,300 / 884,300

ASSESSED:

884,300 / 884,300

**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
18-20		OSBORNE RD, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: PAVONE DONNA/ TRUSTEE

Owner 2: 18 OSBORNE ROAD REALTY TRUST

Owner 3:

Street 1: 18 OSBORNE RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

**PREVIOUS OWNER**

Owner 1: PAVONE JOSEPH &amp; DONNA -

Owner 2: -

Street 1: 18-20 OSBORNE ROAD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

**NARRATIVE DESCRIPTION**

This parcel contains 4,781 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1927, having primarily Vinyl Exterior and 2162 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4781		Sq. Ft.	Site		0	80.	1.18	1									450,745						450,700	

Total AC/Ha: 0.10976

Total SF/SM: 4781

Parcel LUC: 104 Two Family

Prime NB Desc: ARLINGTON

Total: 450,745

Spl Credit

Total: 450,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

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